

WEST LAFAYETTE DEPARTMENT OF DEVELOPMENT

COMMUNITY DEVELOPMENT BLOCK GRANT &

RENTAL CERTIFICATION

MONTHLY REPORTS

NOVEMBER 2014

DEPARTMENT OF DEVELOPMENT

MONTHLY REPORT November 2014

CDBG

In November, T.L. Kincaid was awarded the contract for completing the Parks Department's ADA projects at Cumberland Park, Happy Hollow Park, and Lilly Nature Center. Additionally, NCHI completed work at 136 Dehart and final inspections took place. The future homeowner is scheduled to close on this property in December.

Monthly Report For November 2014, Round 25

RENTAL HOUSING INSPECTION

		Cumulative Total
INITIAL INSPECTIONS	Monthly	(since Aug. 2014)
Number of Properties by Category		
Category 1 Single Family	23	84
Category 2 Temporary Rental	3	3
Category 3 Multifamily	0	1
Category 4 Converted	1	5
Category 5 Condos Low Density	3	7
Category 6 Condos High Density	0	0
Category 7 Condos High Density	0	0
Total Number of Properties:	30	100
Total Number of Structures	32	106
Total Number of Units	33	117
Total Number of Units with Violations	5	28
Total Number of Units with NO Violations	28	89
Total Number of Violations	15	96
RE-INSPECTIONS	8	48
APPEALS		
Number of Appeals Requested	0	0
CERTIFICATIONS		
Number of Properties by Category		
Category 1 Single Family	34	87
Category 2 Temporary Rental	0	1
Category 3 Multifamily	0	3
Category 4 Converted	2	4
Category 5 Condos Low Density	1	4
Category 6 Condos High Density	0	1
Category 7 Condos High Density	0	0
Total Number of Properties:	37	100
FEES COLLECTED	\$9,054	\$30,814
LEGAL ACTION		
Number Referred	0	0
Number Resolved	0	0
Liens Filed	0	0
Liens Released	0	0
New Single Family Rentals	3	12
COMPLAINTS		
Tenant	2	11
Other	0	0

Violations by Type

Round: 25 November 2014

<u>Number of Units Inspected:</u>	33	
<u>Interior Violations</u>		<u>Cumulative Totals (since 01-01-14)</u>
Electrical	0	55
Plumbing	2	45
HVAC	0	24
Fire Protection Systems	1	49
Egress	1	5
Fire Stop Penetrations	0	6
Improper Use of Space	0	3
Interior Handrails	0	8
Stairs (Interior)	1	2
Windows & Doors	4	52
Interior Paint	0	6
Unsanitary Conditions	0	8
Other (Interior)	3	36
Subtotal Interior Violations:	12	299
<u>Exterior Violations</u>		
Masonry	0	2
Roof	0	8
Gutters & Downspouts	0	8
Siding & Trim	0	10
Stairs (Exterior)	1	3
Balconies	0	1
Ext. Handrails & Guardrails	0	5
Exterior Concrete	0	1
Exterior Paint	1	3
Structural	0	2
Other (Exterior)	1	7
Subtotal Exterior Violations:	3	50
Total Number of Violations:	15	349